



**CITY COUNCIL/SUCCESSOR AGENCY TO THE COVINA REDEVELOPMENT
AGENCY/COVINA PUBLIC FINANCING AUTHORITY/COVINA HOUSING
AUTHORITY JOINT MEETING**

MINUTES

March 21, 2023, 6:30 p.m.
125 E. College Street, Covina, California
Council Chamber of City Hall

Councilmembers Present: Hector Delgado
John C. King
Victor Linares
Mayor Pro Tem/Vice-Chair Walter Allen, III
Mayor/Chair Patricia Cortez

Staff Present: City Clerk Drew Aleman (Elected Member)
City Treasurer Neil Polzin (Elected Member)
City Manager Chris Marcarello
City Attorney Candice K. Lee
Police Chief David Povero
Administrative Services Director Anita Agramonte
Community Development Director Brian Lee
Parks & Recreation/Library Services Director Lisa Evans
Public Works Director Andy Bullington
Deputy City Manager Angel Carrillo
Deputy City Clerk Fabian Velez
Interim Chief Deputy City Clerk Evelyn Leach

1. CALL TO ORDER - CLOSED SESSION

Councilmember Delgado called the meeting to order at 6:32 p.m.

Councilmembers King, Linares and Delgado were present.

Councilmember Delgado indicated that Mayor Pro Tem Allen was in a meeting and Mayor Cortez was in route.

2. PUBLIC COMMENTS

There were no public comments and no comments on Zoom; therefore, Councilmember Delgado stated Council would be adjourning to Closed Session at this time.

3. CLOSED SESSION

Meeting adjourned to closed session at 6:32 p.m.

3.a GovernmentCode § 54956.8 – CONFERENCE WITH REAL PROPERTY NEGOTIATORS

Agency Negotiator: Chris Marcarello, Executive Director, Successor Agency to the Covina Redevelopment Agency
Brian Lee, Community Development Director
Negotiating Parties: City of Covina
Bayer Auto Group, Tenant
Under Negotiation: Price and Terms of Payment

3.b GovernmentCode § 54956.8 – CONFERENCE WITH REAL PROPERTY NEGOTIATORS

Agency Negotiator: Chris Marcarello, Executive Director, Successor Agency to the Covina Redevelopment Agency
Brian Lee, Community Development Director
Negotiating Parties: City of Covina
Frontier Communications, Tenant
Under Negotiation: Price and Terms of Payment

3.c GovernmentCode § 54956.8 – CONFERENCE WITH REAL PROPERTY NEGOTIATORS

Agency Negotiator: Chris Marcarello, Executive Director, Successor Agency to the Covina Redevelopment Agency
Brian Lee, Community Development Director
Negotiating Parties: City of Covina
State of California, Tenant
Under Negotiation: Price and Terms of Payment

3.d Government Code § 54956.8 – CONFERENCE WITH REAL PROPERTYNEGOTIATORS

Property: 114 E. Italia Street
Agency Negotiator: Chris Marcarello, City Manager, City of Covina
Brian Lee, Community Development Director, City of Covina
Negotiating Parties: The Mena Co., dba “Giovanni’s”
Under Negotiation: Price and Terms of Payment

3.e Government Code §54956.9(d)(1) CONFERENCE WITH LEGAL COUNSEL - PENDING LITIGATION:

One Matter: In re National Prescription Opioid Litigation

4. RECESS

JOINT MEETING—OPEN SESSION 7:30 PM

5. RECONVENE AND CALL TO ORDER

Meeting reconvened at 7:30 pm

6. ROLL/CALL

All members present.

7. PLEDGE OF ALLEGIANCE

Led by Councilmember King

8. INVOCATION

Given by Covina Police Chaplain Ron Butler.

9. PRESENTATIONS

9.a National Public Safety Telecommunicators Week

Mayor Cortez requested Chief Povero join her for the presentation of a proclamation recognizing National Public Safety week - April 9 through 15, 2023.

Police Chief Povero indicated National Public Safety Telecommunicators Week in the City of Covina honors the men and women whose diligence and professionalism keep our city and citizens safe. Mayor Cortez read the proclamation into the record and thanked all these employees for their service.

10. CLOSED SESSION REPORT

City Attorney Lee announced that direction was given to staff and no reportable action was taken.

11. PUBLIC COMMENTS

Iso Nakasato, Director of Government Affairs at the City's disposal services company, Athens Services, introduced service team members - Arturo Covarrubias, Assistant General Manager, and Timothy Velez, Operations Supervisor and provided updates to Council regarding what they accomplished last year as well as future planned events.

12. COUNCIL/AGENCY/AUTHORITY COMMENTS

Councilmember King congratulated Mayor Cortez for being recognized as "Woman of the Year for Public Service" by Assembly Member Blanca Rubio adding how proud he is of Mayor Cortez' accomplishments.

Councilmember Linares stated he was also super proud of Mayor Cortez and her accomplishments since joining Council.

Councilmember Delgado congratulated Mayor Cortez for receiving this honor stating he was very proud of her accomplishments.

Mayor Pro Tem Allen added that he too was proud of Mayor Cortez and the exceptional job she has done as Mayor. He added she is eloquent and listens to everyone. He congratulated her, adding that this is only the beginning. Mayor Pro Tem Allen also reported on opening day ceremony for baseball and commended the coaches for doing a fantastic job.

Mayor Cortez thanked each and every one of Council for their kind words. She added that it is an honor serving with this Council.

13. CITY MANAGER COMMENTS

City Manager Marcarello provided information regarding the City's Easter Egg Hunt which will take place at Kelby Park on Saturday, April 1, 2023 at 8:30 a.m.

14. CONSENT CALENDAR

A motion was made by Mayor Pro Tem Allen, seconded by Councilmember Delgado, to approve Consent Calendar 14.a through 14.h, as presented.

14.a Minutes

Motion made by: Mayor Pro Tem Allen

Seconded by: Councilmember Delgado

Approve the Minutes of the March 7, 2023, Regular Meeting of the City Council/Successor Agency to the Covina Redevelopment Agency/Covina Public Financing Authority/Housing Authority.

Approved

14.b Payment of Demands

Motion made by: Mayor Pro Tem Allen

Seconded by: Councilmember Delgado

Approve Payment of Demands in the amount of \$2,075,071.27.

Approved

14.c Grant of Easement to Southern California Edison (SCE) for access over City property (APN 8448-017-900) Rancho La Merced Water Tank Property – Resolution CC 2023-13

Motion made by: Mayor Pro Tem Allen

Seconded by: Councilmember Delgado

Adopt Resolution CC 2023-13 accepting access easement to Southern California Edison (SCE) over City property (APN 8448-017-900) located within Rancho La Merced Water Tank Property.

Approved

14.d Adopt Resolution CC 2023-14, Establishing a Tree Maintenance Standard for City-Owned Trees

Motion made by: Mayor Pro Tem Allen

Seconded by: Councilmember Delgado

Adopt Resolution CC 2023-14, Establishing a Tree Maintenance Standard for City-Owned Trees.

Approved

14.e 2022 Annual Housing Element Progress Report

Motion made by: Mayor Pro Tem Allen

Seconded by: Councilmember Delgado

Receive and file.

Approved

14.f Request to Amend the Classification Plan to Reorganize the Administrative Services Department and Community Development Department Job Classifications and Salary Ranges

Motion made by: Mayor Pro Tem Allen

Seconded by: Councilmember Delgado

That the City Council adopt Resolution CC 2023-16 and Resolution CC 2023-17, authorizing the following organizational changes:

- 1.) Amend the City's Classification plan to establish job classifications and salary ranges for a Deputy Director of Administrative Services-Finance and a Deputy Director of Administrative Service-Human Resources within the Mid-Management, Supervisory and Professional and Confidential and Technical Employees (Unaffiliated) Compensation Rules;
- 2.) Authorize the City Manager to execute a side letter agreement between the

City and the American Federation of State, County and Municipal Employees (AFSCME) Bargaining Unit to amend the salary ranges and job descriptions for Account Clerk I and Account Clerk II, revise the Neighborhood Preservation Officer job description and create a new job classification and salary range for Senior Neighborhood Preservation Officer.

Approved

14.g SB 341 Compliance Report on the Housing Successor Agency Low- and Moderate - Income Housing Asset Fund

Motion made by: Mayor Pro Tem Allen

Seconded by: Councilmember Delgado

Receive and file the report.

Approved

14.h Annual Comprehensive Financial Report (ACFR) for Fiscal Year Ended June 30, 2022

Motion made by: Mayor Pro Tem Allen

Seconded by: Councilmember Delgado

Receive and file the following reports for Fiscal Year ended June 30, 2022: (1) Annual Comprehensive Financial Report (ACFR) and related Auditor Communications, (2) Independent Accountants' Report on Agreed-Upon Procedures Applied to Appropriations Limit, and (3) the Single Audit of Federally Assisted Grant Programs.

Approved

15. PUBLIC HEARINGS

15.a Consideration of Resolutions CC 2023-18, CC 2023-19 & CC 2023-20, Authorizing Annexation of Territory to City of Covina Community Facilities District No. 2007-1 (Public Services) (Annexation No. 33) & to Call and Hold a Special Election- 671 E. Puente St.

Mayor Cortez opened the public hearing.

The agenda report was provided by Management Analyst, Alice Leung.

There were no public comments, nor did anyone wish to submit a written protest.

Mayor Cortez closed the public hearing.

Staff Recommendation: Adopt Resolution CC 2023-18 - Authorizing Annexation of territory to Community Facilities District Bi, 2007-1 (Annexation No. 33)

Motion made by: Councilmember King

Seconded by: Councilmember Linares

Approved

Staff Recommendation: Adopt Resolution CC 2023-19 - Calling a special election and submitting to voters Annexation No. 33, CDF 2007-1

Motion made by: Councilmember King

Seconded by: Councilmember Delgado

Approve Resolution CC 2023-19

Approved

Staff Recommendation: Adopt Resolution CC 2023-20 - Making certain findings, certifying the results of an election adding property to CFD No. 2007-1 (Annexation No. 33)

Motion made by: Mayor Pro Tem Allen

Seconded by: Councilmember King


Approve Resolution 2023-20

Approved

16. ADJOURNMENT

At 7:54 p.m., the Covina City Council/Successor Agency to the Covina Redevelopment Agency/Covina Public Financing Authority/Covina Housing Authority will adjourn to its next regular meeting of the Council/Agency/Authority scheduled for April 4, 2023 at 6:30 p.m. for closed session and at 7:30 p.m. for open session inside the Council Chamber at City Hall, located at 125 East College Street, Covina, California, 91723.


Fabian Velez, Deputy City Clerk


Patricia Cortez, Mayor/Chair